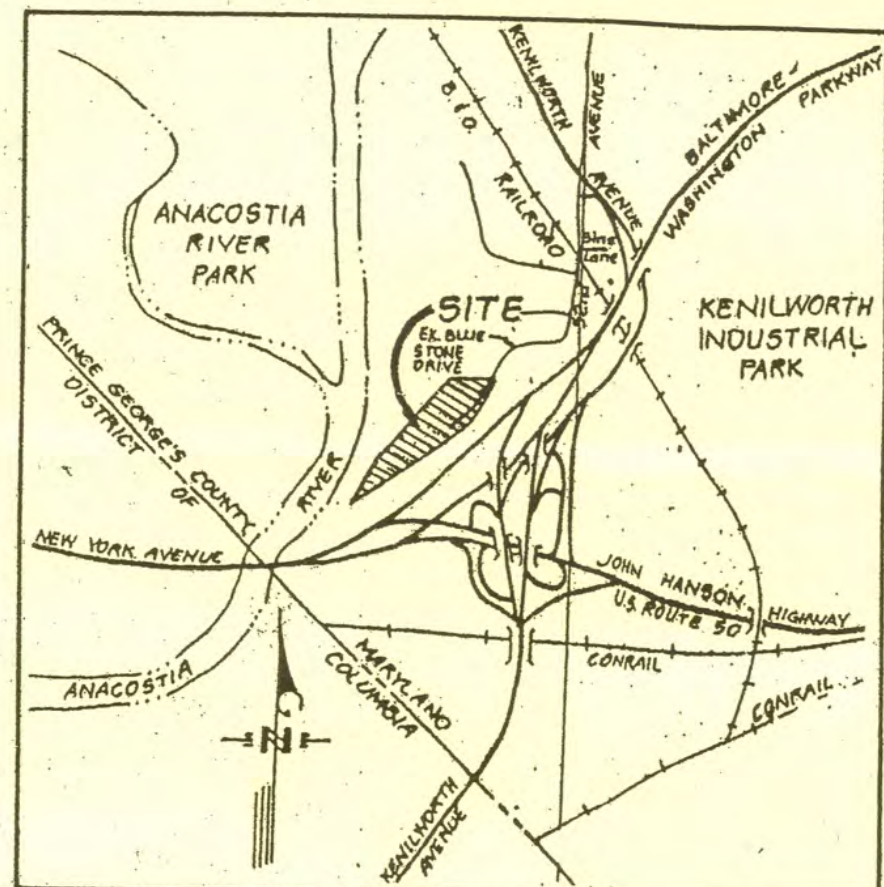
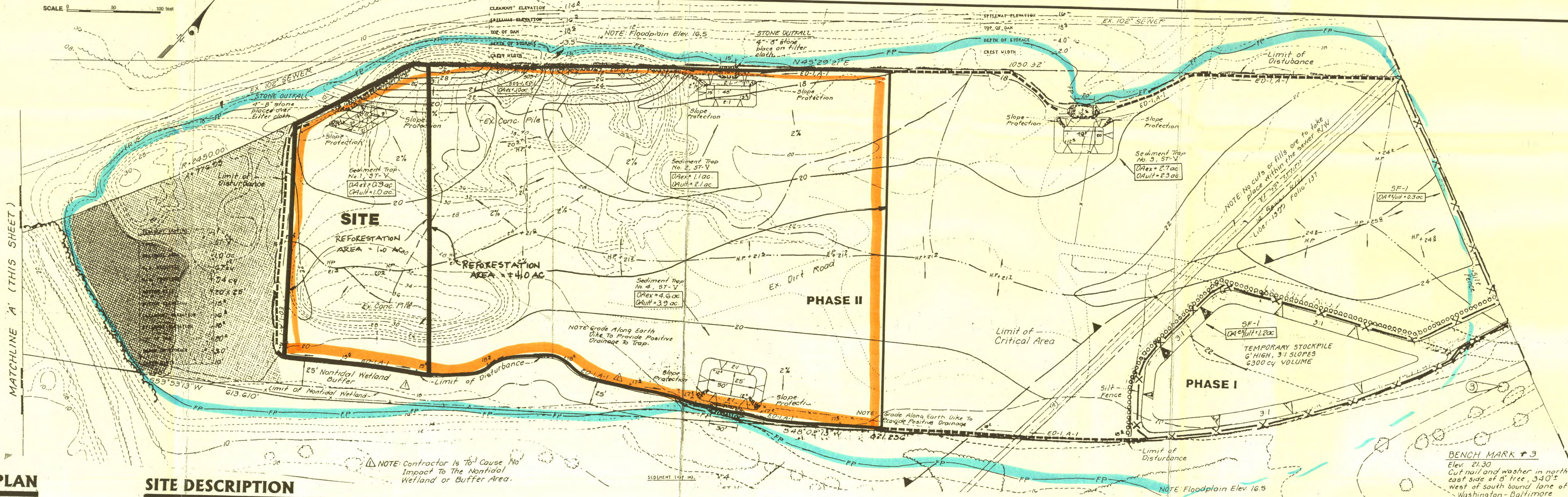




VICINITY MAP
SCALE IN FEET: 1" = 2000'



RIPARIAN AND REFORESTATION EASEMENT PLAN

SITE DESCRIPTION

DESCRIPTION OF RIPARIAN AND RE-FORESTATION EASEMENT
BLADENBURG (2ND) DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

Being part of the land conveyed by Julian A. Ross to Rockville Crushed Stone, Inc., a Maryland corporation by deed dated May 8, 1992 and recorded among the Land Records of Prince George's County, Maryland in Liber 8303 at Folio 775.

Beginning for the same at a point at the end of the first or south 45° 29' 21" West 1050.32 foot line of that parcel of land described in the aforementioned Liber 8303 at Folio 775 running thence reversely with part of said line.

1. North 45° 29' 21" East 16.30 feet to a point, thence leaving said line
2. South 45° 19' 23" East 335.33 feet to a point, thence
3. South 51° 17' 48" West 154.29 feet to a point, thence
4. North 42° 28' 12" West 253.78 feet to a point on the second line of the aforementioned parcel of land, thence running reversely with said line
5. 140.00 feet along the arc of a curve deflecting to the left having a radius of 2,450.00 feet and a chord bearing and distance of North 17° 19' 40" East 139.98 feet to the point of beginning.

Containing 43,560 square feet or 1.000 acre of land.

NOTE: THE 4.0 ACRE REFORESTATION SHOWN HEREON IS INTENDED TO SATISFY OFF-SITE REFORESTATION REQUIREMENTS FOR MANCHESTER KNOLLS (TOPIC/11/97) SUBDIVISION. THE REFORESTATION WILL TAKE PLACE IN ACCORDANCE WITH A LICENSE AGREEMENT, DATED NOVEMBER 10, 1997, BETWEEN SIERRA CONSTRUCTION, INC. AND MARYLAND - NATIONAL CAPITAL PARK AND PLANNING COMMISSION.

NOTE: 1.0 ACRE REFORESTATION AREA TO BE REPLANTED TO MEET ADDITIONAL 0.06 AC REFORESTATION REQUIREMENT FOR MANCHESTER KNOLLS (TOPIC/11/97).

PLANT LIST

Common Name	Scientific Name	Quantity
Sycamore	Platanus occidentalis	335
Yellow Poplar	Liriodendron tulipifera	335
Silky Dogwood	Cornus amomum	335
Flowering Dogwood	Cornus florida	335
Red Bud	Cercis canadensis	335
Hackberry	Celtis occidentalis	335
Silver Maple	Acer saccharinum	335
Black Locust	Robinia pseudoacacia	335
American Hazelnut	Corylus americana	335
Pin Oak	Quercus palustris	335
Sweet Gum	Liquidambar styraciflua	335
Red Maple	Acer rubrum	335

Total number of trees and shrubs 4,020.

If one of the species from this group is not available, the other species may be increased proportionally. If more than one species from the group is not available, McCarthy and Associates, Inc. must be contacted so that additional species can be added to the list.

PLANTING NOTES

SITE ACCESS

1. The planting contractor must contact the COMAR (1001) 699.2443, of the Maryland National Capital Park and Planning Commission (MNCPPC), to arrange an onsite meeting to determine the exact location and limits of the project site.

Grading:

1. There is no grading associated with this riparian buffer/reforestation plan.

Planting Notes:

1. The planting periods for trees and shrubs will be defined as follows: March 1 - June 1 and September 15 - November 15.
2. The minimum spacing distance between plants is 8 feet and the maximum distance is 12 feet.
3. Fifty percent of the plants of each species will be planted in clusters. Clusters shall consist of 5-7 plants of a single species. The remaining plants will be planted randomly with spacing distances listed in Planting Notes No. 2.
4. Each plant will be fertilized at the time of planting with 4 ounces of Osmocote 19-6-12, 3-4 month slow-release fertilizer or equivalent.
5. All plants must be either container grown or balled and burlapped.
6. Plants will not remain unplanted for longer than three days after delivery and must be protected from direct sunlight and drying winds.
7. Planting hole dimensions are shown on the Planting Detail. Backfill material around the plant will consist of:
 - a. 1 part existing soil
 - b. 1 part dehydrated or composted cow manure
 - c. 1 part organic compost or acceptable substitute
8. Terra-Sorb AG, (A.M. Leonard, Inc. phone #800-543-8955), or equivalent, will be incorporated into the planting holes and backfill material as described in the HORTICULTURAL SUPERABSORBANT POLYMER DETAIL for normal soils.
9. After planting, each plant must be watered to the point of soil saturation and thereafter tamped to compact the backfill material. Additional backfill material may need to be added after watering to ensure that the final grade around each hole is the same as the surrounding unplanted area.
10. After the initial watering, install a 36" biodegradable tree ring (Ten Meadows company (BMC), phone #800-241-6401, cat. #190044), or equivalent around each plant. Each tree ring will be secured with five heavy duty, 6 inch long, steel wire staples (BMC, cat. #101461), or equivalent.

Seeding:

1. There is no seeding associated with this riparian buffer/reforestation plan.

Materials:

1. Seed sources for plant materials must come from within 100 air miles of the site.
2. All plants must meet or exceed the standards in the current issue of the American Standards for Nursery Stock.
3. All plant materials must be covered in transit to prevent desiccation.
4. Roots must be protected during handling and planting to guard against drying-out or other damage.

Maintenance:

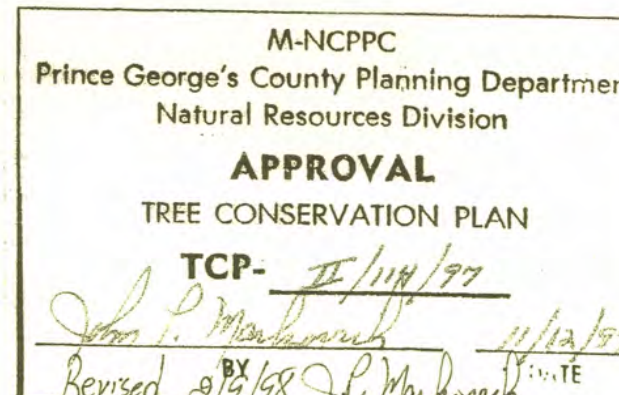
1. Watering - It is the responsibility of the planting contractor to develop and implement a watering schedule that extends to the end of the second growing season. The schedule must be approved in writing by both William L. Berry & Co., Inc. and the MNCPPC prior to the installation of any plant materials.

Warranty:

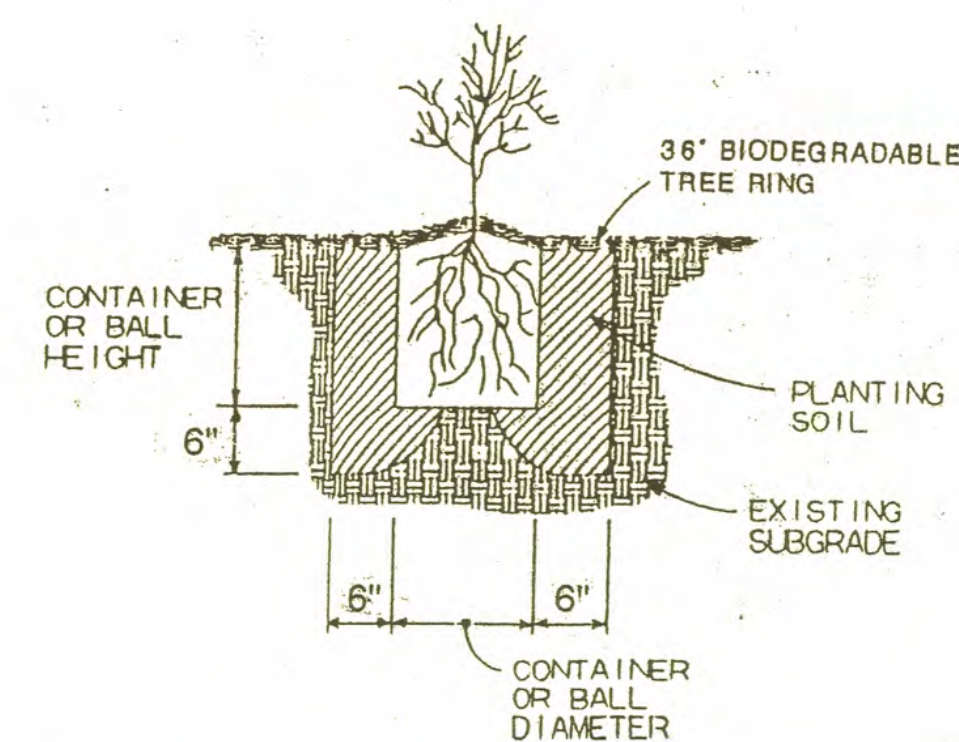
1. If at the end of the second growing season at least 85% of the 390 plants are alive, then no replanting is required. If less than 85% of the plants are alive at the end of the second growing season then the total number of dead plants must be replaced by the planting contractor.
2. The warranty requirements shall be void for losses due to:
 - a. Vandalism, or
 - b. Predation by beavers or other foraging animals.

Signed: *[Signature]* 11-12-97
Plan Prepared by: James E. Ire REVISOR 2-9-98
Qualified Professional: COMAR 08.19.06.01
McCarthy and Associates, Inc.
14458 Old Mill Road, Suite 201
Upper Marlboro, Maryland 20772
Phone: (301) 627-7505

Implementing, maintaining and monitoring this project will satisfy special condition #21 of the Maryland Department of the Environment, Water Quality Certification #89-WQ-0899-R.



PLANTING DETAIL



Horticultural Superabsorbent Polymer Detail

Containerized Shrubs and Trees	Amount of TERRA-SORB AG
1 gallon	1/3 ounce
2 gallon	1/2 ounce
3 gallon	3/4 ounce

Sandy Soils:
Broadcast 1/2 the recommended amount of TERRA-SORB AG throughout planting hole and amend backfill with remaining half.

Normal Soils:
Mix recommended amount throughout backfill.

Heavy Soils:
Mix recommended amount with the backfill placed into the upper 1/3 to 1/2 of the planting pit.

SOURCE: Base mapping supplied by Ben Dyer Associates, Inc.

No.	REVISION	DATE	BY



ENGINEERS • ARCHITECTS • PLANNERS • SCIENTISTS • SURVEYORS • PHOTOGRAMMETRISTS
GREENHORNE & O'MARA, INC.
9001 EDMONSTON ROAD, GREENBELT, MARYLAND 20770
(301) 982-2800

ANNAPOLIS MD • ATLANTA GA • AURORA CO • BALTIMORE MD • CULPEPER VA • DUNTH CA • EXPORT PA • FAIRFAX VA • FREDERICKSBURG VA
LEESBURG VA • MANASSAS VA • ORLANDO FL • RALEIGH NC • ROCKVILLE MD • TAMPA FL • WALDORF MD • WEST PALM BEACH FL

Bladensburg Terminal RIPARIAN BUFFER/REFORESTATION PLAN

Prepared for:
William Berry & Co., Inc.
1 Democracy Plaza
6701 Democracy Blvd., Suite 400
Bethesda, MD 20817-0000

JI DESIGN	SCALE	AS INDICATED
JL DRAWN	1	OF 1
CHECKED	SHEET	
10/95 DATE	JOB No.	FILE No. 3598